

DUCK LAKE
LAKE IMPROVEMENT BOARD
PUBLIC HEARING
SPECIAL ASSESSMENT ROLL REVISIONS

August 28, 2008

A meeting of the Duck Lake, Lake Improvement Board was held at the Montcalm County Drain Commission, 211 W. Main Street, Stanton, Michigan on the 28th day of August 2008 at 1:30 P.M.

The meeting was called to order by Chairman Sandborn at 1:30 p.m.

PRESENT: Marv Sandborn, Chairman
Property Owners Representative

Donald E. Cooper, Secretary/Treasurer
Montcalm County Drain Commissioner

Jack McCrackin, Member
Montcalm County Board of Commissioners

Bob Gagne, Member
Crystal Township Representative

Marie Nico, Member
Crystal Township Representative

DRAFT

ALSO

PRESENT: Larry DeVito, Margaret Gagne, & John Sharp, property owners
Carrie Wills, Drain Commission

A motion was made by Jack and seconded by Bob to approve the minutes from the July 31, 2008 minutes as presented. Motion carried.

Don explained the purpose of the public hearing and gave some background history explaining how we arrived at the decision to hold the hearing.

REVIEW OF APPORTIONMENTS

The Chairman called the Hearing of Apportionments to order.
Don explained that the factor formula has not changed, but that errors on the roll have been corrected. Various parcels in Lakewood Estates were never included in the assessment district, while others in the plat were. All the lots in Lakewood Estates have access to Duck Lake through the parks within Walthorn's Isleview Acres.

Chairman Sandborn opened the hearing up for questions and comments from the public.

John Sharp: Why are some lot owners not paying anything.

Don: Explained that contiguous lots are given a zero factor.

Sharp: Does the DNR pay anything?

Bob: No.

Sharp: Do front lots pay more?

Bob: Yes. They are assessed double what back lots pay.

Sharp: Can I put in a dock at the park on the lake?

Marv: Yes, there have been times when owners have put in docks. But he advised not to put the dock right in the middle of the frontage.

Sharp: Doesn't have plans to do that, but wondered if it was possible.

A motion was made by Don and seconded by Bob to close the public hearing. Motion carried.

The Resolution Confirming Special Assessment Roll Revisions was offered for approval by the Lake Board. (see attachment)

Hold Harmless Agreement

The board reviewed a copy of a Hold Harmless Agreement drafted by the Drain Commission to be signed by property owners when borrowing the weed cutter. A copy of instructions for use of the cutter was attached. Marv should ask them to return the cutters within a week so they are available for other property owners to use.

A motion was made by Don and seconded by Bob to approve the Hold Harmless Agreement and to allow Marv to require property owners to sign the form before using the cutters. Motion carried.

Weed Control Program

Marv told the board that 62 acres of weeds were harvested making about 200 loads of weeds removed from the lake. Bob remarked that there are big patches of weeds growing back already near the island.

Sediment Tests

Marv reported that sediment samples were taken from the lake and dried before analyzing. The arsenic levels were still very high. Arsenic, which was used in weed killers and fertilizers, settles to the bottom of the lake and stays there. The board discussed options for the next step in dredging the lake. Bob wondered if they could find a property owner that would put a deed restriction on his property for a fee or if a containment area could be created within the lake or on the island so the sediment is not removed from the lake.

There being no further business to come before the Lake Board, a motion was made by Bob and seconded by Jack to adjourn the meeting at 2:45 p.m. Motion carried.

Donald E. Cooper, Secretary/Treasurer
Duck Lake, Lake Improvement Board

State of Michigan }
 } ss:
County of Montcalm }

I hereby certify that the foregoing is a true and complete copy of the minutes of a meeting of the Duck Lake, Lake Improvement Board, Montcalm County, Michigan held on August 28, 2008 and that said minutes are on file in the office of the Montcalm County Drain Commissioner and are available to the public.

I further certify that notice of the meeting was posted at least 18 hours before the meeting at the office of the Montcalm County Drain Commissioner, which is the principal office of the Duck Lake, Lake Improvement Board.

Donald E. Cooper
Montcalm County Drain Commissioner

**NOTICE OF CONFIRMATION
OF SPECIAL ASSESSMENT ROLL
FOR IMPROVEMENTS TO DUCK LAKE**

TAKE NOTICE that the Duck Lake, Lake Improvement Board has confirmed the Special Assessment Roll for improvements to Duck Lake. The Special Assessment Roll in the amount of \$138,000.00 has been prepared for the purpose of assessing the cost of aquatic plant control and other lake improvements, engineering, administration, and contingencies over a 3-year period (2008 - 2010). Said Special Assessment Roll and all assessments thereon are final and conclusive unless attacked in a court of competent jurisdiction within 30 days of this notice.

Duck Lake, Lake Improvement Board
Montcalm County, Michigan

DUCK LAKE
CRYSTAL TOWNSHIP
WEED CONTROL PROGRAM
2008 - 2010

BENEFIT FACTORS

USE FACTORS

Lakefront Parcels <300 Feet	1 Unit
Lakefront Parcels >300 Feet	2 Units
Backlot Parcels <300 Feet	.5 Units
Backlot Parcels >300 Feet	1 Unit

The Special Assessment District for Duck Lake includes all properties that border the lake and back lots that have deeded or dedicated lake access.

(Note: Contiguous lots in common ownership are proposed to be assessed as a single parcel provided only one house exists on the parcel.)